

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 5

Property ID: R21990

Property Information

property address: 110-120 N WASHINGTON

legal description: CITY OF BRYAN, BLOCK 8, LOT 3,4,5 (PTS OF)

owner name/address: LESTER, FRANCIS M ESTATE

WELLS FARGO BANK-TRUST DEPT

PO BOX 913

BRYAN, TX 77805-0913

full business name:

Allegheny Casualty Company, Walker & Walker Bail Bonds

land use category:

Comm. Office

type of business:

bail bonds + attorney

current zoning:

DT-C

occupancy status:

occ

lot area (square feet):

6250

frontage along Texas Avenue (feet):

lot depth (feet):

125 ft

sq. footage of building:

7250

property conforms to: ☐ min. lot area standards

☐ min. lot depth standards

☐ min. lot width standards

Improvements

of buildings:

1

building height (feet):

14

of stories:

1

type of buildings (specify):

brick

building/site condition:

3

buildings conform to minimum building setbacks:

☒ yes

☐ no

(if no, specify)

approximate construction date: 1955

accessible to the public:

☒ yes

☐ no

possible historic resource: ☐ yes ☒ no

sidewalks along Texas Avenue:

☐ yes

☐ no

other improvements: ☐ yes ☒ no (specify)

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no

☐ dilapidated

☐ abandoned

☐ in-use

of signs:

type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☒ yes ☐ no

parking spaces striped: ☒ yes ☐ no

of available off-street spaces: 24

lot type: ☒ asphalt ☐ concrete ☐ other

space sizes: 18

sufficient off-street parking for existing land use: ☒ yes ☐ no

overall condition: ok

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue *n/a*

how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☐ yes ☒ no

comments: _____

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☐ yes ☒ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? *n/a* ☐ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

